

1 BILL NO. R-85-03-18

2 DECLARATORY RESOLUTION NO. R-37-85

3 A DECLARATORY RESOLUTION confirming
4 the designation of an "Economic Re-
5 vitalization Area" under I.C. 6-1.1-
6 12.1.

7 WHEREAS, Common Council has previously designated by
8 Declaratory Resolution the following described property as an
9 "Economic Revitalization Area" under Division 6, Article II,
10 Chapter 2 of the Municipal Code of the City of Fort Wayne, Indiana,
11 of 1974, as amended and I.C. 6-1.1-12.1., to-wit:

12 Buildings on General Electric Replat
13 Lots 1 to 5 S. PT. Lots 1 and 9 and
14 Lots 2 to 8 Wall Add Lots 30 and 31
15 W. 28 Ft. Lot 32 Edsall's Sub and Vac
16 Sts and Alleys E of Broadway and 10'
17 SP Adj. McCullough Pk.;

18 said property more commonly known as 1635 Broadway, Fort Wayne,
19 Indiana 46804;

20 WHEREAS, recommendations have been received from the
21 Committee on Finance and the Department of Economic Development
22 concerning said Resolution;

23 WHEREAS, notice of the adoption and substance of said
24 Resolution has been published in accordance with I.C. 5-3-2 and
25 a public hearing has been conducted on said Resolution;

26 WHEREAS, if said Resolution involves an area that has
27 already been designated an allocation area under I.C. 36-7-14-39,
28 the Fort Wayne Redevelopment Commission has adopted a Resolution
29 approving the designation.

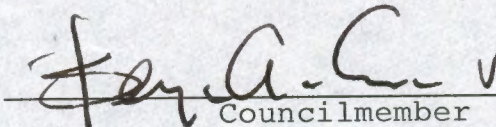
30 NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF
31 THE CITY OF FORT WAYNE, INDIANA:

32 SECTION 1. That, the Resolution previously designating
the above described property an "Economic Revitalization Area" is
confirmed in all respects.

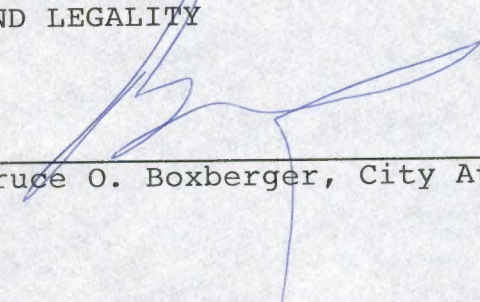
Page Two

SECTION 2. That, the above described property is hereby declared an "Economic Revitalization Area" pursuant to I.C. 6-1.1-12.1, said designation to begin on the effective date of this Resolution and continue for five (5) years. Said designation shall terminate at the end of that five (5) year period.

SECTION 3. That this Resolution shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.


Councilmember

APPROVED AS TO FORM
AND LEGALITY


Bruce O. Boxberger, City Attorney

Read the first time in full and on motion by Eisbach, seconded by Bradbury, and duly adopted, read the second time by title and referred to the Committee on Finance (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on Monday, the 26th day of March, 19 85, at 7:00 o'clock P..M., E.S.

DATE: 3-12-85

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Eisbach, seconded by Delquis, and duly adopted, placed on its passage. PASSED (~~LOST~~) by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>	<u>TO-WIT:</u>
<u>TOTAL VOTES</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>BRADBURY</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>BURNS</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>EISBART</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>GiaQUINTA</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>HENRY</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>REDD</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>SCHMIDT</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>STIER</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>TALARICO</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>

DATE: 3-26-85

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL) (SPECIAL) (ZONING MAP) ORDINANCE (RESOLUTION) NO. 0-37-85 on the 26th day of March, 19 85,

ATTEST:
Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

(SEAL)
Mark E. GiaQuinta
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 27th day of March, 19 85, at the hour of 11:30 o'clock A.M., E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 28th day of March, 19 85, at the hour of 11:30 o'clock A.M., E.S.T.

Win Moses, Jr.
WIN MOSES, JR., MAYOR



APPLICATION FOR DESIGNATION
AS AN ECONOMIC REVITALIZATION AREA
-REAL ESTATE TAX ABATEMENT-

This application is to be completed and signed by the owner of the property where development or rehabilitation is to occur. The City of Fort Wayne, Indiana, reviews this application for designation as an "Economic Revitalization Area" in regards to its responsibility under Public Law 69, enacted by the General Assembly of the State of Indiana in 1977; and all subsequent amendments made by the General Assembly thereafter.

1. Applicant GENERAL ELECTRIC COMPANY
2. Owner(s) General Electric Company
3. Address of Owner(s) 1635 Broadway
Fort Wayne, Indiana 46804
4. Telephone Number of Owner(s) (219) 428-3693
5. Relationship of Applicant to Owner(s) if any Same
6. Address of Applicant 1635 Broadway
Fort Wayne, Indiana 46804
7. Telephone number of Applicant (219) 428-3693
8. Address of Property Seeking Designation 1635 Broadway,
Fort Wayne, Indiana 46804
9. Legal Description of Property Proposed for Designation (may be attached) Buildings on General Electric Replat Lots 1 to 5 S. PT.
Lots 1 and 9 and Lots 2 to 8 Wall Add Lots 30 and 31 W. 28 Ft.
Lot 32 Edsall's Sub and Vac Sts and Alleys E of Broadway and 10'
SP Adj. McCullough Pk.
10. Township Wayne
11. Taxing District Fort Wayne - Wayne

12. Current Zoning M3-Heavy Industrial
13. Variance Granted (if any) None
14. Current Use of Property
- a. How is property presently used? Manufacturing
- b. What Structure(s) (if any) are on the property? 30 Buildings, Fencing, Retaining Walls, and Overpass
- b. What is the condition of this structure/these structures? Fair
15. Current Assessed Value of Real Estate
- a. Land \$157 500
- b. Improvements \$1 611 100
16. Amount of Total Property Taxes Owed During the Immediate Past Year \$142 730
17. Description of Proposed Improvements to the Real Estate (See attached listing)
18. Development Time Frame
- a. When will physical aspects of development or rehabilitation begin? January 1, 1985
- b. When is completion expected? December 31, 1985
19. Cost of Project (not including land costs) \$2 965 000 per attached listing

20. Permanent Jobs Resulting from Completed Project

a. How many permanent jobs will be employed at of in connection with the project after it is completed? Project will keep facilities competitive.

lation of this new manufacturing equipment?

b. What is the nature of those jobs? Manufacture of motors, wire and electronic controls.

c. Anticipated time frame for reaching employment level stated above?

N/A

21. Additional municipal services necessitated by installation of new manufacturing equipment (e.g. enlargement of sewer, etc.)

None

22. Undesirability for Normal Development

What evidence can be provided that the project property is located in an area "which has become undesirable for, or impossible of, normal development and occupancy because of a lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property"?

Plant located in a declining area

Plant located in Enterprise Zone

23. How will the proposed designation further the economic development objectives of the City of Fort Wayne? Project will update current

facilities which will contribute to the conservation and/or

stability of neighborhoods by keeping business competitive.

24. Instrument Number of Commitments or Covenants Enforceably by the City of Fort Wayne or Allen County (if any). Provide brief description of same, or a copy thereof. None

25. Zoning Restrictions

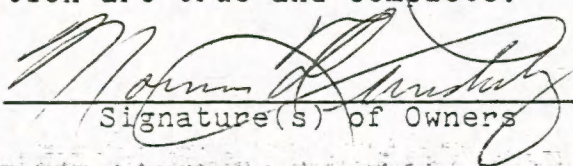
Will this project require a rezoning, variance, or approval before construction is initiated? YES X NO

26. Financing on Project

What is the status of financing connected with this project?

Internal - From Corporate profits and borrowings

I hereby certify that the information and representation on this Application are true and complete.



Signature(s) of Owners

2/27/85

Date

Information Below to be filled in by Department of Economic Development:

Date Application Received: _____

Date Application Forwarded to Law Dept: _____

Date of Legal Notice Publication: _____

Date of Public Hearing: _____

Date of Building Permit: _____

Approved or Denied? Date: _____

Allocation Area: _____

GENERAL ELECTRIC COMPANY
PLANNED 1985 REAL ESTATE EXPENDITURES
BROADWAY PLANT

Description

(\$ 000)

Motor
Facility

Amount

Renovation of Building 31

\$2 100

Purchase of land for parking lots

100

2 200

Specialty
Transformer
Facility

Upgrade office in Building 26

480

Upgrade heating and vent.

150

Computer Room

135

765

Total Broadway Plant

\$2 965

APPLICATION FOR DESIGNATION
AS AN ECONOMIC REVITALIZATION AREA
-NEW MANUFACTURING EQUIPMENT-



This application is to be completed and signed by the owner of the property where the installation of new manufacturing equipment is to occur. The Common Council of the City of Fort Wayne, Indiana, reviews this application for designation as an "Economic Revitalization Area" in regards to its responsibility under Public Law 69, enacted by the General Assembly of the State of Indiana in 1977; and all subsequent amendments made by the General Assembly thereafter.

1. Applicant GENERAL ELECTRIC COMPANY

2. Owner(s) General Electric Company

3. Address of Owner(s) 1635 Broadway
Fort Wayne, Indiana 46804

4. Telephone Number of Owner(s) (219) 428-3693

5. Relationship of Applicant to Owner(s) if any Same

6. Address of Applicant 1635 Broadway
Fort Wayne, Indiana 46804

7. Telephone number of Applicant (219) 428-3693

8. Address of Property Seeking Designation 1635 Broadway, Fort
Wayne, Indiana 46804

9. Legal Description of Property Proposed for Designation (may be attached) Newly installed manufacturing equipment located at
Key #94-2813-0001.

10. Township Wayne
11. Taxing District Fort Wayne
12. Current Zoning M3-Heavy Industrial
13. Variance Granted (if any) None
14. Current Use of Property
- a. How is property presently used? Manufacturing
- b. What is the condition of any structures on property? Fair
15. Current Assessed Value of Machinery Equipment to be installed on the Real Estate Assessed value not yet determined
16. Amount of Personal Property Taxes Owed During the Immediate Past Year \$399 680 to be paid in 1985
17. Description of New Manufacturing Equipment to be installed on the Real Estate Various items of new manufacturing equipment and production tools used in the manufacture of motors and transformers per attached listing.
18. Development Time Frame
- a. When will installation begin of the new manufacturing equipment? January 1, 1985
- b. When is installation expected to be completed? December 31, 1985
19. Cost of new manufacturing equipment? \$4 970 000 per attached listing

20. Has "new" manufacturing equipment ever been utilized in the State of Indiana prior to this project? _____ Yes _____ X No

21. Permanent Jobs Resulting from Completed Project

a. How many permanent jobs will be created as a result of the installation of this new manufacturing equipment? _____ Project will keep facilities competitive

b. What is the nature of those jobs? _____ Manufacture of motors and transformers

c. Anticipated time frame for reaching employment level stated above?

_____ N/A

22. Additional municipal services necessitated by installation of new manufacturing equipment (e.g. enlargement of sewer, etc.) _____ None

23. Undesirability for Normal Development

What evidence can be provided that the property on which the new manufacturing equipment will be installed "has become undesirable for, or impossible of, normal development and occupancy because of a lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property"?

_____ Plant located in a declining area

_____ Plant located in Enterprise Zone

24. How will the proposed designation further the economic development objectives of the City of Fort Wayne? Project will replace obsolete equipment and will contribute to the conservation and/or stability of neighborhoods by keeping business competitive.

25. Instrument Number of Commitments or Covenants Enforceably by the City of Fort Wayne or Allen County (if any). Provide brief description of same, or a copy thereof. None

26. Zoning Restrictions

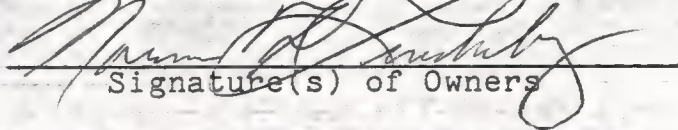
Will the installation of this equipment require a rezoning, variance, or other approval? Yes x No

27. Financing on Project

What is the status of financing connected with this project?

Internal - From Corporate profits and borrowings

I hereby certify that the information and representation on this Application are true and complete.


Signature(s) of Owners

2/27/85
Date

Information Below to be filled in by Department of Economic Development:

Date Application Received: _____

Date Equipment to be installed: _____

Date Application Forwarded to Law Dept: _____

Date of Legal Notice Publication: _____

Date of Public Hearing _____

Approved or Denied? Date: _____

Allocation Area: _____

GENERAL ELECTRIC COMPANY
BROADWAY STREET PLANT

SUMMARY

	(\$ 000)
	<u>Amount</u>
1985 Planned Newly-Installed Manufacturing Equipment as shown on Page 2	\$3 680
1985 Planned Production Tooling Expenditures as shown on Page 3	<u>1 290</u>
Total	<u><u>\$4 970</u></u>

GENERAL ELECTRIC COMPANY
1985 PLANNED NEWLY-INSTALLED MANUFACTURING EQUIPMENT

BROADWAY STREET PLANT

Discription

(\$ 000)

Motor
Facility

Amount

Manufacturing and Business Systems	\$1 300
Production Control	
Purchasing	
General Book and Related Records	
EMC Product Development	400
All Other	<u>800</u>
	<u>2 500</u>

Specialty
Transformer
Facility

Control Line Consolidation	340
Miter Core Machine	240
Power Supply Test Equipment	220
Large Power Stacking	210
Large Power Test Equipment	100
Machine Tool Test Equipment	<u>70</u>
	<u>1 180</u>

Total Broadway Plant

\$3 680

GENERAL ELECTRIC COMPANY
1985 PLANNED PRODUCTION TOOLING EXPENDITURES

BROADWAY STREET PLANT

Description

(\$ 000)

Motor

Facility

Amount

Miscellaneous Non-Durable Tooling

\$ 450

Dies

250

Molds and Inserts

150

Production Control System

100

Misc. Jigs and Fixtures

90

All Other

100

1 140

Specialty

Transformer

Facility

New Patterns and Tools

80

Replacement Patterns and Tools

70

150

Total Broadway Plant

\$1 290

BILL NO. R-85-03-18

REPORT OF THE COMMITTEE ON FINANCE

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS

REFERRED AN (~~ORDINANCE~~) (RESOLUTION) confirming the designation
of an "Economic Revitalization Area" under I.C. 6-1.1-12.1
(1635 Broadway - General Electric)

HAVE HAD SAID (ORDINANCE) (RESOLUTION) UNDER CONSIDERATION AND BEG

LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID (ORDINANCE)

(RESOLUTION) DO PASS DO NOT PASS WITHDRAWN

YES

NO

B. A. Eisbart

BEN A. EISBART
CHAIRMAN

Janet G. Bradbury

JANET G. BRADBURY
VICE CHAIRWOMAN

Samuel J. Talarico

SAMUEL J. TALARICO

Thomas C. Henry

THOMAS C. HENRY

JAMES S. STIER

CONCURRED IN 3-26-85

SANDRA E. KENNEDY
CITY CLERK

6942

Admn. Appr. _____

DIGEST SHEET

R-85-03-18

TITLE OF ORDINANCE Declaratory Resolution

DEPARTMENT REQUESTING ORDINANCE Economic Development

SYNOPSIS OF ORDINANCE A Declaratory Resolution confirming the designation
of an "Economic Revitalization Area" under I.C. 6-1.1-12.1. (1635
Broadway - General Electric)

EFFECT OF PASSAGE The project will update current facilities which will
contribute to the conservation and/or stability of neighborhoods by
keeping business competitive.

EFFECT OF NON-PASSAGE Opposite of the above.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$7,935,000

ASSIGNED TO COMMITTEE (PRESIDENT) _____



The City of Fort Wayne

March 13, 1985

Ms. Trudy Sterling
Fort Wayne Newspapers, Inc.
600 West Main Street
Fort Wayne, IN 46802

Dear Ms. Trudy:

Please give the attached full coverage on the date of March 16, 1985, in both the News Sentinel and Journal Gazette.

RE: Declaratory Resolution

Bill No.	R-85-03-17 & R-85-03-18
Bill No.	R-85-03-15 & R-85-03-16
Bill No.	R-85-03-13 & R-85-03-14
Bill No.	R-85-03-11 & R-85-03-12
Bill No.	R-85-03-09 & R-85-03-10

Please send us 4 copies of the Publisher's Affidavit from both newspapers regarding the above.

Thank you.

Sincerely yours,

Sandra E. Kennedy
City Clerk

SEK/ne
ENCL: 5

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL

(RESOLUTIONS NO. R-85-03-17 AND R-85-03-18)

Notice is hereby given that the Common Council of the City
of Fort Wayne, Indiana, approved a Resolution on March 12, 1985,
date
designating property at 1635 Broadway - General Electric

an Economic Revitalization Area. A description of the affected area
can be inspected in the County Assessor's Office.

Common Council will conduct a public hearing on whether
the above described resolution should be confirmed, modified and
confirmed or rescinded on March 26, 1985, at 7:00 P.M.,
date, time & place
Common Council Conference Room 128, One Main Street, City-County
Building, Fort Wayne, Indiana

If confirmed, said designation shall continue for one (1) year after
confirmation.

All interested persons are invited to attend and be heard
at the public hearing.

Sandra E. Kennedy

Sandra E. Kennedy
City Clerk

Fort Wayne Common Council

(Governmental Unit)

Allen

County, IN

To

JOURNAL-GAZETTE

Dr.

P.O. BOX 100

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines	
		4
Head	number of lines
		16
Body	number of lines
		2
Tail	number of lines
		22
Total number of lines in notice	

COMPUTATION OF CHARGES

22	lines,	1	columns wide equals	22	equivalent lines at	.300¢	\$.. 6.60
cents per line						
Additional charge for notices containing rule or tabular work (50 per cent of above amount)						
Charge for extra proofs of publication (50 cents for each proof in excess of two) 2 extra							1.00
TOTAL AMOUNT OF CLAIM							7.60
							\$.....

DATA FOR COMPUTING COST

Width of single column 12.5 picas	Size of type	6	point
Number of insertions	Size of quad upon which type is cast	6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date

Mar. 16

19

85

Title

CLERK

FORM #904

PUBLISHER'S AFFIDAVIT

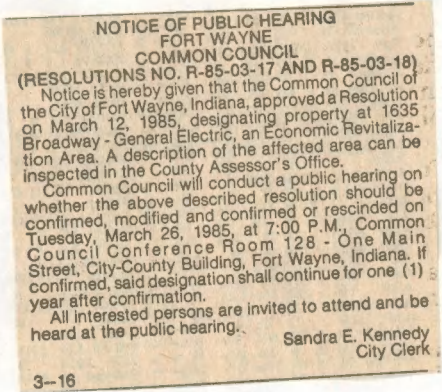
State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that he/she is CLERK of the JOURNAL-GAZETTE a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time, the dates of publication being as follows: 3/16/85

Subscribed and sworn to me before this 16th day of March 19 85

Anne M. Perkins
Notary Public

My commission expires November 29, 1985



Fort Wayne Common Council

(Governmental Unit)

Allen

County, IN

To

NEW-SENTINEL

Dr.

P.O. BOX 100

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines	
Head	number of lines	4
Body	number of lines	16
Tail	number of lines	2
Total number of lines in notice		22

COMPUTATION OF CHARGES

22	lines,	1	columns wide equals	22	equivalent lines at	.300¢	\$ 6.60				
						cents per line					
Additional charge for notices containing rule or tabular work (50 per cent of above amount)											
Charge for extra proofs of publication (50 cents for each proof in excess of two) 2 extra							1.00				
TOTAL AMOUNT OF CLAIM							\$ 7.60				

DATA FOR COMPUTING COST

Width of single column 12.5 picas	Size of type	6	point
Number of insertions	1	Size of quad upon which type is cast	6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date

Mar. 16

19

85

Title

CLERK

FORM #903

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that he/she is CLERK of the NEWS-SENTINEL a DAILY newspaper of general circulation printed and published in the English language in the city town of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time, the dates of publication being as follows: 3/16/85

Subscribed and sworn to me before this 16th day of March 19 85

Drusilla Roose
Anne M. Perkins Notary Public
November 29, 1985
My commission expires

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL
(RESOLUTIONS NO. R-85-03-17 AND R-85-03-18)
Notice is hereby given that the Common Council of the City of Fort Wayne, Indiana, approved a Resolution on March 12, 1985, designating property at 1635 Broadway - General Electric, an Economic Revitalization Area. A description of the affected area can be inspected in the County Assessor's Office.
Common Council will conduct a public hearing on whether the above described resolution should be confirmed, modified and confirmed or rescinded on Tuesday, March 26, 1985, at 7:00 P.M., Common Council Conference Room 128 - One Main Street, City-County Building, Fort Wayne, Indiana. If confirmed, said designation shall continue for one (1) year after confirmation.
All interested persons are invited to attend and be heard at the public hearing.
Sandra E. Kennedy
City Clerk

3-16